

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
64	-66	AMSDEN ST, ARLINGTON

## OWNERSHIP

OWNERSHIP		Unit #:	
Owner 1:	PIRACINI MANAGEMENT LLC		
Owner 2:	CARBONE DEBRA&GEDRAITIS JOSEP		
Owner 3:			
Street 1:	123 SCOTLAND ROAD		
Street 2:			
Twn/City:	NEWBURY		
St/Prov:	MA	Cntry:	
		Own Occ:	Y
Postal:	01951	Type:	

## PREVIOUS OWNER

Owner 1:	PIRACINI RICHARD P ETAL -		
Owner 2:	CARBONE DEBRA&GEDRAITIS JOSEPH -		
Street 1:	123 SCOTLAND ROAD		
Twn/City:	NEWBURY		
St/Prov:	MA	Cntry:	
Postal:	01951		

## NARRATIVE DESCRIPTION

This parcel contains 4,000 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1922, having primarily Vinyl Exterior and 2365 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 10 Rooms, and 4 Bd rms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes	
104	Two Family		4000		Sq. Ft.	Site		0	80.	1.35	1									432,000						432,000		
Total AC/HA:			0.09183	Total SF/SM: 4000		Parcel LUC:		104	Two Family		Prime NB Desc:		ARLINGTON						Total:		432,000	Spl Credit				Total:		432,000

